

89-08-29-140-103.000-017

SOUTHERLAND, RONALD E JR

2542 W HARRISON ST

540, Mobile or Manufactured Home - Plat

JACKSON-194087 (021)/19

1/2

General Information

Parcel Number 89-08-29-140-103.000-017
Local Parcel Number 24-29-140-103.008-21

Tax ID: 021-00505-00

Routing Number

Property Class 540
Mobile or Manufactured Home - Plat

Year: 2025

Location Information

County WAYNE

Township JACKSON TOWNSHIP

District 017 (Local 021) DUBLIN TOWN

School Corp 8355 WESTERN WAYNE

Neighborhood 194087-021 JACKSON-194087 (021)

Section/Plat 2429140

Location Address (1) 2542 W HARRISON ST DUBLIN, IN 47335

Zoning ZO01 Residential

Subdivision

Lot

Market Model N/A

Characteristics

Topography Flood Hazard

Public Utilities ERA

Streets or Roads TIF

Neighborhood Life Cycle Stage Static

Printed Tuesday, April 29, 2025

Review Group 2028

Ownership

SOUTHERLAND, RONALD E JR
PO BOX 201
DUBLIN, IN 47335-0201

Legal

LOT 15 J V LOT 16 J V



Transfer of Ownership

Table with columns: Date, Owner, Doc ID, Code, Book/Page, Adj Sale Price, V/I. Rows show transactions from 01/01/1900 to 09/26/2022.

Notes

12/14/2023 Misc: 2024 GENERAL REVALUATION
8/13/2019 Misc: 2020 GENERAL REVAL: REMOVED POOL, CHANGED WDDK TO CONCP, ADJUSTED WDDK SIZE, ADDED LEAN-TO PER F/C 06-10-2019

Valuation Records (Work In Progress values are not certified values and are subject to change)

Table with columns: Year, Assessment Year, Reason For Change, As Of Date, Valuation Method, Equalization Factor, Notice Required, Land, Land Res (1), Land Non Res (2), Land Non Res (3), Improvement, Imp Res (1), Imp Non Res (2), Imp Non Res (3), Total, Total Res (1), Total Non Res (2), Total Non Res (3). Rows show values for years 2022-2025.

Land Data (Standard Depth: Res 132', CI 132' Base Lot: Res 100' X 132', CI 100' X 132')

Table with columns: Land Type, Pricing Method, Soil ID, Act Front, Size, Factor, Rate, Adj. Rate, Ext. Value, Infl. %, Market Factor, Cap 1, Cap 2, Cap 3, Value. Row shows values for F, F, 132, 132x165, 1.09, \$171, \$186, \$24,552, -10%, 1.0000, 100.00, 0.00, 0.00, \$22,100.

Land Computations

Table with columns: Computation, Value. Rows include Calculated Acreage (0.50), Actual Frontage (132), Developer Discount, Parcel Acreage (0.50), 81 Legal Drain NV (0.00), 82 Public Roads NV (0.00), 83 UT Towers NV (0.00), 9 Homesite (0.00), 91/92 Acres (0.00), Total Acres Farmland (0.50), Farmland Value (\$0), Measured Acreage (0.00), Avg Farmland Value/Acre (0.0), Value of Farmland (\$0), Classified Total (\$0), Farm / Classified Value (\$0), Homesite(s) Value (\$0), 91/92 Value (\$0), Supp. Page Land Value, CAP 1 Value (\$22,100), CAP 2 Value (\$0), CAP 3 Value (\$0), Total Value (\$22,100).

Data Source External Only

Collector 11/20/2023 js

Appraiser 12/14/2023 Nexus

General Information

Occupancy Single-Family
Description MH W / SKIRTING
Story Height 1
Style N/A
Finished Area 1280 sqft
Make

Floor Finish

- Earth Tile
- Slab Carpet
- Sub & Joist Unfinished
- Wood Other
- Parquet

Wall Finish

- Plaster/Drywall Unfinished
- Paneling Other
- Fiberboard

Roofing

- Built-Up Metal Asphalt Slate Tile
- Wood Shingle Other

Exterior Features

Description	Area	Value
Patio, Concrete	128	\$1,000
Patio, Treated Pine	144	\$1,100

Plumbing

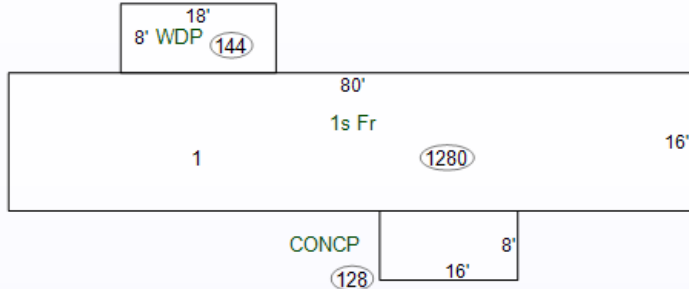
	#	TF
Full Bath	2	6
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	4	8

Accommodations

Bedrooms	2
Living Rooms	1
Dining Rooms	0
Family Rooms	0
Total Rooms	5

Heat Type

Central Warm Air



2 3

Specialty Plumbing

Description	Count	Value
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Cost Ladder

Floor Constr	Base	Finish	Value	Totals
1 1Fr	1280	1280	\$122,700	
2				
3				
4				
1/4				
1/2				
3/4				
Attic				
Bsmt				
Crawl				
Slab				

Total Base \$122,700

Adjustments 1 Row Type Adj. x 1.00 \$122,700

Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)		\$0
Loft (+)		\$0
Fireplace (+)		\$0
No Heating (-)		\$0
A/C (+)	1:1280	\$4,400
No Elec (-)		\$0
Plumbing (+ / -)	8 - 5 = 3 x \$800	\$2,400
Spec Plumb (+)		\$0
Elevator (+)		\$0

Sub-Total, One Unit \$129,500

Sub-Total, 1 Units

Exterior Features (+)	\$2,100	\$131,600
Garages (+) 0 sqft	\$0	\$131,600
Quality and Design Factor (Grade)		0.60
Location Multiplier		0.85

Replacement Cost \$67,116

Summary of Improvements

Description	Story Height	Constr Type	Grade	Year Built	Eff Year	Eff Co Age	nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Cap 1	Cap 2	Cap 3	Improv Value
1: MH W / SKIRTING	1	Wood Fr	E+2	2000	2000	25	F		0.85		1,280 sqft	\$67,116	30%	\$46,980	30%	100%	1.110	1.000	100.00	0.00	0.00	\$36,500
2: Detached Garage/Boat H	1	Wood Fr	C	1985	1985	40	A	\$41.81	0.85	\$35.54	24'x24'	\$20,470	28%	\$14,740	0%	100%	1.110	1.000	100.00	0.00	0.00	\$16,400
3: Lean-To	1	Earth Flo	C	1995	1995	30	A	\$5.58	0.85		8'x16' x 9'	\$607	50%	\$300	0%	100%	1.000	1.000	0.00	0.00	100.00	\$300